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11 *Attorneys for Plaintiff, U.S. Bank National Association, as Trustee for the Certificateholders of*
12 *Harborview Mortgage Loan Trust 2005-08, Mortgage Loan Pass-Through Certificates, Series*
13 *2005-08*

14 **UNITED STATES DISTRICT COURT**
15 **DISTRICT OF NEVADA**

16 U.S. BANK LOAN SERVICING, LLC,
17
18 Plaintiff,

19 vs.

20 FIDELITY NATIONAL TITLE GROUP,
21 INC.; CHICAGO TITLE INSURANCE
22 COMPANY; CHICAGO TITLE AGENCY
23 OF NEVADA; DOES I through X; and ROES
24 XI through XX,

25 Defendants.

Case No.: 2:21-cv-00453-JAD-NJK

**STIPULATION AND ORDER TO STAY
CASE**

ECF Nos. 29, 30, 31, 38

26 This is one of many disputes pending in this district that arises out of a title insurance
27 policy following an HOA non-judicial foreclosure sale. A Motion to Remand is fully briefed and
28 pending before this Court. See ECF No. 25. Given that this Court's jurisdiction is dependent on
how it adjudicates the Motion for Remand—and in order to preserve party and judicial resources
while the Court is Considering the Motion for Remand—the parties stipulate and agree as follows:

1. This case shall be stayed pending the resolution of the Plaintiff's Motion for Remand [ECF No. 25].
2. Defendants' Motions to Dismiss [ECF Nos. 29-31] are withdrawn without prejudice and may be refiled if the Motion for Remand is denied. Plaintiff is not required to respond to Defendants' Motions to Dismiss unless and until they are refiled.

3. If the Motion for Remand is denied, the parties will meet and confer consistent with Rule 26(f) to file a new scheduling order.

IT IS SO STIPULATED.

DATED this 26th day of April, 2022.

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WRIGHT, FINLAY & ZAK, LLP

SINCLAIR BRAUN LLP

/s/ Darren T. Brenner

/s/ Kevin S. Sinclair

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Attorneys for Defendants, Fidelity National Title Group, Inc., Chicago Title Insurance Company, and Chicago Title Agency of Nevada, Inc.

ORDER

Based on the parties' stipulation [ECF No. 38] and good cause appearing, IT IS ORDERED that THIS CASE IS STAYED pending a decision on the Renewed Motion to Remand [ECF No. 25].

IT IS FURTHER ORDERED that the motions to dismiss [ECF Nos. 29, 30, 31] are DEEMED WITHDRAWN without prejudice to their refiling consistent with this stipulation.



U.S. District Judge Jennifer A. Dorsey

Dated: May 3, 2022